This instrument prepared by:
The Kinsland Firm, LLC
Post Office Box 22660
Nashville, Tennessee 37202
Telephone: (615) 242-5988

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION FURNISHED BY THE PARTIES WITHOUT THE BENEFIT OF A TITLE EXAMINATION. THE KINSLAND FIRM, LLC, SHALL NOT BE RESPONSIBLE OR LIABLE FOR THE ACCURACY OF THE FACTS STATED HEREIN.

KAREN JOHNSON NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON MY COMM. EXP. JAN. 03, 2023

Karen Johnson Davidson County
Batch# 781531 DEEDQC
12/29/2021 02:49:55 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20211229-0171373

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or true value, whichever is greater, for this transfer is $-0.00-

Affiant

Subscribed and sworn to before me this the 29th day of December, 2021.

Notary Public

My Commission Expires: Jan 3, 2023

QUITCLAIM DEED

OWNER	SEND TAX BILLS TO	MAP & PARCEL
3303 Gallatin #201, LLC 3303 Gallatin Pike, #201 Nashville, TN 37216	New Owner	072 02 0A 002.00

KNOW ALL MEN BY THESE PRESENTS, that **Thomas J. Kinsland and Julie M. Kinsland, husband and wife**, hereinafter Grantor(s), on this the 29th day of December, 2021, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee and other good and valuable considerations, the receipt of which is hereby acknowledged, does hereby bargain, sell, release, remise, quit claim and convey unto **3303 Gallatin #201, LLC**, a Tennessee Limited Liability Company, hereinafter Grantee(s), their heirs and assigns, all his/her/their right, title, and interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Property situated in Davidson County, TN, being Unit 201 of the Inglewood Lofts Condominiums as established in Master Deed of record at Instrument No. 20200527-0054291 as amended (if applicable) at Instrument No. 20210211-0019698 in the Register's Office of Davidson County, Tennessee, to which Master Deed reference is hereby made for a more particular description of said property.

Being a portion of the same property conveyed to Thomas J. Kinsland and Julie M. Kinsland, husband and wife, by Warranty Deed from Regal Homes Co., a Tennessee Corporation, of record in Instrument No. 20210506-0060750 in Register's Office of Davidson

County, Tennessee dated April 30, 2021, and recorded on May 6, 2021.

Also being a portion of the same property conveyed to Regal Homes Co., a Tennessee Corporation, by Quitclaim Deed from Regal Homes Co., a Tennessee Corporation, of record in Instrument No. 20170609-0058141 in Register's Office for Davidson County, Tennessee, dated June 9, 2017, and recorded June 9, 2017. (Value of consideration shown in aforementioned deed $0.00.)

Also being a portion of the same property conveyed to Regal Homes Co., a Tennessee Corporation, by Warranty Deed from Dorris B. Calvin, Jr. of record in Instrument No. 20150513-0044128 Register's Office for Davidson County, Tennessee, dated May 4, 2015, and recorded on May 13, 2015. (Value of consideration shown in aforementioned deed $100,000.00.)

This is property more commonly known as 3303 Gallatin Pike, 201, Nashville, Tennessee 37216.

This conveyance is made subject to any and all applicable governmental and/or zoning regulations; property taxes for 2021 and thereafter; and all matter shown on the Plan of record, Register's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this 29th day of December, 2021.

Thomas J. Kinsland

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Thomas Kinsland with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within named and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 29th day of December, 2021.

Notary Public

My Commission expires: Jan 3, 2023

NATALIA JOHNSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMM. EXP. JAN. 03, 2023

TK

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this 29th day of December, 2021.

Julie Kinsland

Julie M. Kinsland

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Julie Kinsland with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within named and that She executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 29th day of December, 2021.

Notary Public

My Commission expires: JAN 3, 2023

NATALIA JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXP. JAN. 03, 2023